

MEMORANDUM

TO: Board of Trustees

THROUGH: Bobby Magee, District General Manager

FROM: Kate Nelson, Interim Director of Public Works
Bree Waters, District Project Manager

- SUBJECT:**
1. Receive a Verbal Report on the Board-Appointed Liaisons to Construction and to Beaches for the Beach House Construction and Access Projects; and
 2. Provide Direction on the Recommended Scope of Work for the Incline Beach House Access Project Related to Automated/Gated Entry and Circulation Options

RELATED FY 2023 STRATEGIC PLAN

BUDGET INITIATIVE(S):

LONG RANGE PRINCIPLE #1 - SERVICE

The District will provide superior quality service through responsible stewardship of District resources and assets with an emphasis on the parcel owner and customer experience.

LONG RANGE PRINCIPLE #5 – ASSETS AND INFRASTRUCTURE

The District will practice perpetual asset renewal, replacement and improvement to provide safe and superior long term utility services and recreation venues, facilities, and services.

RELATED DISTRICT POLICIES, PRACTICES, RESOLUTIONS OR ORDINANCES

Board Policy 12.1.0 Multi-Year Capital Planning;
13.2.0 Capital Planning Expenditures

DATE: March 28, 2024

I. RECOMMENDATION

It is recommended that the Board of Trustees:

1. Receive a Verbal Report on the Board-Appointed Liaisons to Construction and to Beaches for the Beach House Construction Access Projects; and,
2. Provide Direction on the Recommended Scope of Work for the Incline Beach House Access Project Related to Automated/Gated Entry and Circulation Options.

II. BACKGROUND

The Board identified the Incline Beach House Project (Project) in the Community Services Master Plan, as a Priority project and a Top Tier Recommendation at the January 12, 2022 (Item G.4) Board meeting. Staff brought the historical timeline of the Project to the Board on July 27, 2022 (Item H.1) and then again on February 8, 2023 (Item F.8). At the February 8, 2023, Board meeting, the Board determined there was a need for further community input. Staff returned to the Board on July 26, 2023 (Item H.1), to clarify these results and requested direction. The Board gave staff direction to release an RFQ for the Project for a Design-Build team for the 30% schematic design. The Board approved the Design-Build Contract with CORE Construction for the Incline Beach House and the Incline Beach Access Projects at the February 28, 2024 (Item G.2).

The overall project is currently budgeted as two separate projects; the Incline Beach House Project and the Beach Access Project. These two projects are planned to be combined during the 100% Design Phase contingent upon final estimates and budgeting for FY 2024/25. The Incline Beach Access Project, will be presented to the Board in its entirety at a future date. However, at the February 28, 2024 Board meeting it was stated that, at a minimum, the design would include the following:

1. Providing a way for the entrance to Incline Beach to be gated with a Radio Frequency Identification (RFID) for both pedestrians and vehicles.
2. The lanes should be configured such that there is a turnaround for being rejected.

At the Board meeting on June 28, 2023 (Item G.2), year-round access management at the beaches was discussed. However, the Board did not make a final decision on the access management of the Incline Beach entrance. Staff is recommending the entrance to Incline Beach to be gated with RFID access gates for both pedestrians and vehicles at this time.

III. BID RESULTS

Not applicable.

IV. FINANCIAL IMPACT AND BUDGET

The FY 2023/24 approved budget included \$4 Million for the Total Project Budget for the Incline Beach House Project. This budget includes programming, planning, permitting, design, and construction as well as staff time. The FY 2023/24 approved budget for the Beach Access Project is \$100,000, of which \$18,000 will be used for the 30% Schematic Design of the project.

The Total Project Budget for the Incline Beach House Access Project is currently being developed as part of the 30% Schematic Design. High level Concept

Pricing is due from the Design-Build team on April 15, 2024 to be used for budgetary purposes. The Concept Pricing will be presented to the Board at the Board Meeting on April 24, 2024.

Staff is recommending the entrance to Incline Beach to be gated with RFID access gates for both pedestrians and vehicles at this time. The design team is tasked with providing Concept Pricing for this project and requires direction from Staff in order to complete this task.

V. ALTERNATIVES

Do not install the automatic electronic gates with RFID capability and instead staff the entrance year-round. If the alternative solution is directed by the Board, Staff will need to return to the Board with updated Concept Pricing for a manned booth.

VI. BUSINESS IMPACT/BENEFIT

This item is not a "rule" within the Nevada Revised Statute, Chapter 237 and does not require a Business Impact Statement.

VII. ATTACHMENTS

None